



**\*\* DEVELOPMENT OPPORTUNITY \*\*** For Sale by Informal Tender. Offers in Excess of £350,000 are invited on these Barns located to the North-East of Norton Road, Stotfold. The closing date for offers to be submitted is Friday 14th May 2025.

**Residential Land**  
**Offers in Excess of £350,000**  
**Freehold**

- Development opportunity
- Planning permission granted
- Located on the edge of Stotfold
- Closing date for offers 14th May 2025

<b>FOR SALE</b>	
	<b>Satchells</b>
<b>01462 733730</b>	

The Barn, Norton Road, Stotfold, Hitchin, Hertfordshire. SG5 4PG



## General Description:

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Planning permission has been granted for the conversion of two agricultural buildings to create 5 dwelling houses (Use Class C3) together with associated building operations and the formation of private gardens and car parking associated with the proposed dwelling houses. Details can be viewed on Central Bedfordshire Council's website under application number CB/24/03399/PAAD

All offers must be submitted in writing to Satchells Estate Agents, 47b High Street, Stotfold, SG5 4LD by close of business on Friday 14th May 2025.

*These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.*